

Minutes of the Regular Work Session of the  
Board of Mayor and Aldermen, City of Kingsport, Tennessee  
Monday, July 8, 2013, 4:30 PM  
Council Room – City Hall

PRESENT: Board of Mayor and Aldermen

Mayor Dennis Phillips  
Alderman John Clark  
Alderman Colette George  
Alderman Mike McIntire

Vice-Mayor Tom C. Parham  
Alderman Tom Segelhorst  
Alderman Jantry Shupe  
(arrived after roll call)

City Administration

John G. Campbell, City Manager  
J. Michael Billingsley, City Attorney  
James H. Demming, City Recorder

1. **CALL TO ORDER:** 4:30 p.m. by Mayor Phillips.
2. **ROLL CALL:** By City Recorder Demming.
3. **WORK SESSION TICKLER.** Alderman McIntire offered congratulations for getting the wellness center open all the time. Alderman Segelhorst commented on the lighting project at the stadium, noting he was disappointed there were several open holes that were unsafe. He also stated he was proud of city employees for going the month of May without any reportable injuries.
4. **REVIEW OF AGENDA ITEMS ON THE JULY 9, 2013 REGULAR BUSINESS MEETING AGENDA.** City Manager Campbell, members of staff and community members provided a summary or presentation for each item on the proposed agenda. Those items the Board discussed at greater length or which received specific questions or concerns included:  
**NOTE:** *Item VI.D.3 was addressed first, out of order. The agenda resumed thereafter.*

**VI.AA.1 Public Hearing and Consideration of Ordinances to Annex/Amend the Zoning of the Bennett Annexation and Consideration of a Resolution Adopting the Plan of Services** (AF: 178-2013). City Planner Corey Shepherd presented this item, noting this annexation off of Memorial Boulevard was at the request of the property owner.

**VI.AA.3 Public Hearing and Consideration of Ordinances to Annex/Amend the Zoning of the Shadyside Drive Annexation and Consideration of a Resolution Adopting the Plan of Services** (AF: 194-2013). Planner Ken Weems presented this item.

**VI.AA.4 Consideration of an Ordinance Establishing the FY14 Tax Rate for City of Kingsport Sullivan County and City of Kingsport Hawkins County** (AF: 190-2013). City Manager Campbell gave details on this item. He stated to meet budget needs, staff is recommending a tax rate of \$1.88 for Hawkins County and \$1.94 for Sullivan County, which is three cents less than the current rate. He then answered questions from the board. Some discussion followed.

**Minutes of the Regular Work Session of the Board of Mayor and Aldermen of  
Kingsport, Tennessee, Monday, July 8, 2013**

**VI.D.1 Consideration of a Resolution Awarding the Bid for the Purchase of Two (2) 4X4 Pick-Up Trucks to Empire Ford, Inc. (AF: 181-2013).** Alderman McIntire noted his concern with the low bidder not being local. Fleet Manager Steve Hightower provided details and answered questions. Discussion followed.

**VI.D.3 Consider Resolution to Authorize City Recorder to Reconcile and Adjust Uncollectible Property Tax for Tax Year 2002 (AF: 188-2013).** Assistant City Attorney Joe May presented information on this item, stating that 99.96% of taxes have been collected.

**VI.D.6 Consideration of a Resolution Authorizing the Mayor to Execute an Agreement with MetLife Insurance Company for Employee Long Term Disability Insurance and Rejecting Bids for Life and Dental Insurance (AF: 187-2013).** Risk Manager Terri Evans provided information on this item and answered further questions from the board.

**VI.D.8 Consideration of a Resolution Authorizing the Mayor to Sign a Change Order with Bracken and Associates for the Improvements to the Robinson Parking Lot (AF: 198-2013).** Public Works Director Ryan McReynolds provided details describing the issues requiring this change order and answering questions. Some discussion followed. The mayor asked to better anticipate significant changes like this in the future. School Superintendant Dr. Lyle Ailshie also commented on this item, pointing out this would resolve issues for the next 50 or 60 years. He also thanked city staff for their assistance, noting they have really made a great effort.

**VI.D.9 Consideration of a Resolution Authorizing the Issuance of Purchase Orders to Toter, LLC for the Purchase of Garbage and Recycling Carts for Fiscal Year 2014 (AF: 183-2013).** Mayor Phillips noted this was a result of the success of the new recycling program. Street Superintendant Ronnie Hammonds provided details on this item.

**VI.D.12 Consideration of Initial Bond Resolution Authorizing the Issuance of General Obligation Public Improvement Bonds in an Amount Not to Exceed \$28,900,000 and an Initial Bond Resolution Authorizing the Issuance of General Obligation Bonds in an Amount Not to Exceed \$1,330,000 (AF: 189-2013).** City Manager Campbell presented this item, noting there needed to be a final decision on the CIP items before advertising these bonds. City Recorder Demming provided further details on the rates, as well as the process of advertising the initial resolution and the detailed resolution which will be presented at the next business meeting. There was considerable discussion.

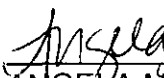
**VI.D.14 Consideration of a Resolution to Sell Property Behind Frontier Health's Waverly Road Facility and Authorizing the Mayor to Sign All Applicable Documents (AF: 199-2013).** City Manager Campbell provided details on this item, noting the areas that have been requested for additional parking to the doctors' offices located there. Some discussion ensued.

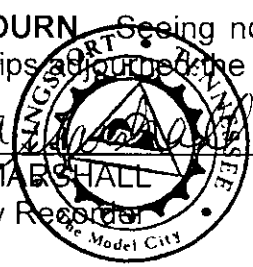
**Minutes of the Regular Work Session of the Board of Mayor and Aldermen of  
Kingsport, Tennessee, Monday, July 8, 2013**

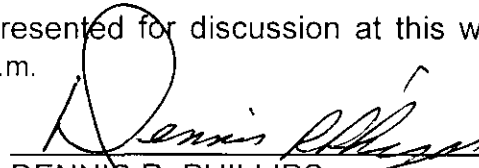
**BOARD COMMENT.** Alderman Clark suggested that in light of a new board being in place, the BMA should have a meeting with staff for strategic planning purposes concerning the growth of the city. Mayor Phillips suggested a retreat in the fall at either the Higher Ed center or Meadowview and asked staff to go ahead and schedule it.

**PUBLIC COMMENT.** Board of Education President Randy Montgomery made comments about the school system.

**5. ADJOURN.** Seeing no other matters presented for discussion at this work session, Mayor Phillips adjourned the meeting at 6:30 p.m.

  
ANGELA MARSHALL  
Deputy City Recorder



  
DENNIS R. PHILLIPS  
Mayor